108TH CONGRESS 1ST SESSION

H. R. 842

To provide for the conveyance of certain Federal lands administered by the Bureau of Land Management in Maricopa County, Arizona, in exchange for private lands located in Yavapai County, Arizona, and for other purposes.

IN THE HOUSE OF REPRESENTATIVES

February 13, 2003

Mr. Renzi (for himself and Mr. Franks of Arizona) introduced the following bill; which was referred to the Committee on Resources

A BILL

To provide for the conveyance of certain Federal lands administered by the Bureau of Land Management in Maricopa County, Arizona, in exchange for private lands located in Yavapai County, Arizona, and for other purposes.

- 1 Be it enacted by the Senate and House of Representa-
- 2 tives of the United States of America in Congress assembled,
- 3 SECTION 1. LAND EXCHANGE, BUREAU OF LAND MANAGE-
- 4 MENT LAND IN MARICOPA COUNTY, ARIZONA,
- 5 FOR PRIVATE LAND IN YAVAPAI COUNTY, AR-
- 6 IZONA.
- 7 (a) FINDINGS.—Congress finds the following:

1	(1) Certain parcels of private land located in
2	Yavapai County in the State of Arizona near Lake
3	Pleasant are intermingled with land owned by the
4	United States and administered by the Secretary of
5	the Interior through the Bureau of Land Manage-
6	ment.
7	(2) A land exchange that would dispose of small
8	isolated tracts within larger blocks of contiguous
9	parcels of land would improve the management effi-
10	ciency of the Federal land and serve important pub-
11	lic objectives, including—
12	(A) the enhancement of public access, aes-
13	thetics, and recreational opportunities adjacent
14	to Lake Pleasant; and
15	(B) the protection and enhancement of
16	habitat for threatened and sensitive species
17	within unified landscapes under Federal man-
18	agement.
19	(b) Definitions.—In this section:
20	(1) The term "acquired land" means the land
21	described in subsection $(e)(1)$ to be acquired by the
22	United States.
23	(2) The term "conveyed land" means the land
24	described in subsection (c)(2) to be conveyed by the

Secretary.

- 1 (3) The term "map" means the map entitled 2 "Lake Pleasant Land Exchange", which shall be on 3 file and available for public inspection in the offices 4 of the Secretary and the Arizona State Director of 5 the Bureau of Land Management.
 - (4) The term "Secretary" means the Secretary of the Interior, acting through the Director of the Bureau of Land Management.

(c) Land Exchange.—

- (1) Acquisition of Private Lands.—As consideration for the conveyance of the Federal lands referred to in paragraph (2), Pleasant Country Ltd. shall convey to the Secretary parcels of private land, as generally depicted on the map, designated from the approximately 8,000 acres of private land in the vicinity of Lake Pleasant in Yavapai County, Arizona.
- (2) Conveyance of federal lands.—In exchange for the private lands acquired by the Secretary under paragraph (1), the Secretary shall convey to Pleasant Country Ltd. all right, title, and interest of the United States in and to Bureau of Land Management lands (of equal value to the acquired land) located—

- (A) in sections 13, 14, 15, 22, 23, 24, and 1 2 25, township 6 north, range 2 west, Gila and 3 Salt River meridian; 4 (B) in sections 17 through 30, township 6 5 north, range 1 west, Gila and Salt River merid-6 ian; or 7 (C) elsewhere in the State of Arizona that, 8 before the date the land exchange is completed, 9 are determined to be surplus to the needs of the 10 United States and are acceptable to both the 11 Secretary and Pleasant Country Ltd. 12 (3) CONDITIONS ON ACCEPTANCE.—Title to the 13 acquired land shall conform with the title approval 14 standards applicable to Federal land acquisitions, 15 and the acquired land shall be subject to valid exist-16 ing rights of record. Title to the conveyed land shall 17 be acceptable to Pleasant Country Ltd., and the con-18 veyed land may be subject to only those deed restric-19 tions approved by both the Secretary and Pleasant
- 21 (d) EQUAL VALUE EXCHANGE.—The values of the 22 acquired land and the conveyed land shall be equal accord-23 ing to the appraisal conducted pursuant to subsection (e) 24 and approved by both the Secretary and Pleasant Country 25 Ltd.

Country Ltd. before preparation of the appraisal.

1	(e) Appraisal.—
2	(1) Selection of Appraiser.—The Secretary
3	shall select a qualified appraiser acceptable to both
4	the Secretary and Pleasant Country Ltd. to estab-
5	lish the value of the acquired land and the conveyed
6	land.
7	(2) Standards.—The selected appraiser shall
8	use nationally recognized appraisal standards to es-
9	tablish the value of the acquired land and the con-
10	veyed land, including, as appropriate, the following
11	(A) The Uniform Appraisal Standards for
12	Federal Land Acquisitions (1992).
13	(B) The Uniform Standards of Profes
14	sional Appraisal Practice.
15	(C) Section 206(d) of the Federal Land
16	Policy and Management Act of 1976 (43 U.S.C
17	1716(d)).
18	(D) The Federal Land Exchange Facilita
19	tion Act of 1988 (Public Law 100–409; 102
20	Stat. 1086; 43 U.S.C. 1701 note).
21	(3) APPROVAL.—Not later than 180 days after
22	the date of the date of the enactment of this Act
23	all appraisals of the acquired land and the conveyed
24	land shall be completed and submitted to the Sec

retary and Pleasant Country Ltd. for approval. In

- 1 the case of a dispute concerning an appraisal or ap-
- 2 praisal issue that arises under this subsection, the
- appraisal or appraisal issue in dispute shall be re-
- 4 solved in accordance with section 206(d) of the Fed-
- 5 eral Land Policy and Management Act of 1976 (43
- 6 U.S.C. 1716(d)).
- 7 (f) Completion.—Notwithstanding any other provi-
- 8 sion of law, all conveyances under subsection (c) shall be
- 9 completed within 90 days after the later of the following
- 10 dates:
- 11 (1) The date on which the conditions set forth
- in subsection (c)(3) are met.
- 13 (2) The date on which the appraisal under sub-
- section (e) is approved by both the Secretary and
- Pleasant Country Ltd., or, in the case of a dispute
- 16 concerning an appraisal or appraisal issue that
- 17 arises under such subsection, the date the dispute is
- 18 resolved as provided in such subsection.
- 19 (g) RELATION TO OTHER LAW.—The land exchange
- 20 authorized by this section shall not be considered a major
- 21 Federal action for the purposes of section 102(2)(C) of
- 22 the National Environmental Policy Act of 1969 (42 U.S.C.
- 23 4332(2)(C)).